

Holland Township Planning Board

Minutes of the Regular Meeting

April 14, 2014

The meeting was called to order by Chairman Rader:

“I call to order the April 14, 2014 Meeting of the Holland Township Planning Board. Adequate notice of this meeting was given pursuant to the Open Public Meeting Act Law by the Planning Board Secretary on December 12, 2013 by:

1. Posting such notice on the bulletin board at the Municipal Building.
2. Published in the December 12, 2013 issue of the Hunterdon County Democrat
3. Faxed to the Express Times for informational purposes only.

Flag Salute

Chairman Rader asked all to stand for the Pledge of Allegiance

Identification of those at the podium

Present: Dan Bush, Ken Grisewood, Dave Grossmueller, Michael Miller, Carl Molter, Dan Rader, Thomas Scheibener, Melissa Tigar, Duane Young (arrived 7:35 pm), Don Morrow, Esq., Attorney, Bill Burr for Richard Roseberry, P.E., Lucille Grozinski, CSR, and Maria Elena Jennette Kozak, Secretary.

Excused Absent: Michael Keady

Let the record show there is a quorum.

Minutes

A motion was made by Tom Scheibener and seconded by Mike Miller to dispense with the reading of the minutes of the February 10, 2014 meeting and to approve the minutes as recorded. All present were in favor of the motion with the exception of Dan Bush and Dave Grossmueller who abstained. Motion carried.

Oath of Office:

We have an appointment scheduled tonight. At the Township Committee meeting of March 4, 2014, Casey Muench was appointed as Planning Board Alternate #2 with a term expiration of December 31, 2016. Attorney Morrow swore in Casey Muench at this time. All welcomed Casey Muench to the Planning Board.

Old Business:

There was no Old Business to discuss.

New Business:

Hunterdon County Planning Board 2014 Update – Elaine Niemann was present and talked about the updates and goals of the Hunterdon County Planning Board for 2014. Ms. Niemann is also from Kingwood Township. As a reminder, the awards Event Nomination has been extended to Friday May 30, 2014. The annual events dinner is held at Razberry’s Banquet & Conference Center in Kingwood. The event will be held September 29, 2014. It is a nice event which highlights all the things going on in Hunterdon County. The County Planning Board is also trying to bring back the Breakfast talks on a quarterly basis. If Holland has suggested topics of interest please forward them to Secretary Kozak who will send them to the County. The County Planning Board is also coordinating the Open Space and Preservation. More news to follow. Cultural Heritage is also part of the County Planning Board. The County Planning Board has a goal to work more with the municipalities and to act as a resource. The County GIS program is available for our use. Please reach out to the County Planning Board if we need assistance. The scheduled meetings of the Hunterdon County Planning Board are in the morning on the first Thursday of the month at the County Complex. All are welcome to attend. The applications are just local planning and how it affects the county structures so in reality their involvement is limited. Ms. Niemann thanked the board for their time.

Completeness Review:

Block 6 Lots 41 & 42 – Estate of Anthony Silva (deceased, by Lucille Maehr & Marie Fasciano, Co-Administratrices) – 273 Ellis Road – Minor Subdivision/Lot Lines Adjustments – Received into our office March 6, 2014 – 45-day completeness deadline is April 20, 2014. Board Action needed. Board Member Carl Molter was recused as he is a member/trustee of the Hunterdon Land Trust. Mr. Molter went to the office of the Planning Board.

Lori MacWilliams, Attorney for the Estate of Anthony Silva was present. She explained that the Estate of Anthony Silva owns both lots and that Hunterdon Land Trust will acquire one of the lots for preservation. The applicants are looking to readjust the lot lines so that the house is isolated and the balance of the property is to be purchased by Hunterdon Land Trust and conveyed to the County. The unique feature with this application is that there is a stem to the road. The County wants a fee simple title access to the road and the house needs a fee title access to the road. The current driveway is 88’ so each land owner will have 44’ to the road. Currently there is one driveway and they want to leave the one driveway but then both owners will use it and there will be a cross easement. Both parties would say it is ok to use the driveway and Hunterdon Land Trust and the County are ok with this. The Variance is for lot frontage and lot width. They are currently out of compliance. Attorney Morrow stated while testimony will be given at the public hearing at the current time he has reviewed the application and thinks it is complete. Engineer Burr stated that he is ok with the waiver request. Board Member Young questioned the Highlands with the response being that is a discussion that needs to take place at the hearing. A motion was made by Tom Scheibener and seconded by Dan Bush. At a roll call vote, all present were in favor. Motion carried.

Secretary Kozak went to the office of the Planning Board to ask Carl Molter to return to the dais.

Resolution

There were no resolutions scheduled for discussion.

Public Hearings

There were no Public Hearings scheduled for discussion.

Sub-Committee Status and Updates:

Holland Township Waste Water Management Plan Second Draft2 (10-07-13) – Highlands Council - - No update at present.

Public Comment

Ted Harwick – stated that although Board Member Mike Keady was not present tonight he has been talking with him and knows that Mike Keady has some concerns with the comments pertaining to the Highlands Council and the DeSilva application. Attorney Morrow stopped Mr. Harwick at this time as the application he mentions will be on the next Planning Board agenda under Public Hearing and the applicant will submit proofs and testimony and comments are to take place then. This is not the appropriate time for discussion. The application was deemed complete.

Miscellaneous

Nothing to be discussed at this time.

Executive Session

During the Regular Meeting of August 14, 2014 at 7:55 pm at the request of Attorney Don Morrow, a motion was made by Tom Scheibener and seconded by Dan Bush to enter into executive session to discuss litigation with no action being anticipated and that the meeting will reopen after executive session and the planning board will then adjourn. All present were in favor.

Please be advised that board member Ken Grisewood is recused and left the meeting room with all members of the public.

Court Reporter Grozinski also finished for the evening.

A motion was made by Tom Scheibener and seconded by Carl Molter to reopen the regular scheduled planning board meeting. All present were in favor. Motion carried.

The regular meeting resumed at 7:59 pm.

Adjournment

Tom Scheibener made a motion to adjourn. Motion approved. The meeting ended at 8:00 p.m.

Respectfully submitted,

Maria Elena Jennette Kozak

Maria Elena Jennette Kozak
Secretary